



THE  
HOMES  
GROUP



Highview, Gravesend, DA13 0RR  
Guide price £350,000 - £375,000 Freehold



Guide Price £350,000 - £375,000. The Homes Group are delighted to present to the market this three bedroom end of terrace family home which boasts a beautiful rear and side garden offering potential for extension to the house (subject to planning consents).

The accommodation comprises of an enclosed porch that opens into the hallway which has stairs to the first floor and access to the 23'2 x 11'4 living room which overlooks the garden and the 17'4 x 7'5 kitchen.

On the first floor there is a family bathroom and the three bedrooms. The main bedroom is located at the front of the house and measures 13' x 11'9, the second bedroom overlooks the garden to the rear and measures 11'9 x 10'2 and the third bedroom is at the front and measures 8'8 x 7'8.

As the property sits in a corner of the close, the garden widens across the back to over 50' and is over 60' long from the side access gate at the front of the house.

There is a garage en-bloc across the road from the property and the house is offered with no forward chain.

**Enclosed Porch**

8'4 x 3'9 (2.54m x 1.14m)

**Entrance Hall**

**Living Room**

23'2 x 11'4 (7.06m x 3.45m)

**Kitchen**

17'4 x 7'5 (5.28m x 2.26m)

**Landing**

9'1 x 6' (2.77m x 1.83m)

**Bedroom One**

13' x 11'9 (3.96m x 3.58m)

**Bedroom Two**

11'9 x 10'2 (3.58m x 3.10m)

**Bedroom Three**

8'8 x 7'8 (2.64m x 2.34m)

**Bathroom**

**Rear Garden**

60' x 50' at widest points (18.29m x 15.24m at widest points)

**Garage En-Bloc**

**Tenure - Freehold**

**Council Tax - Band C**





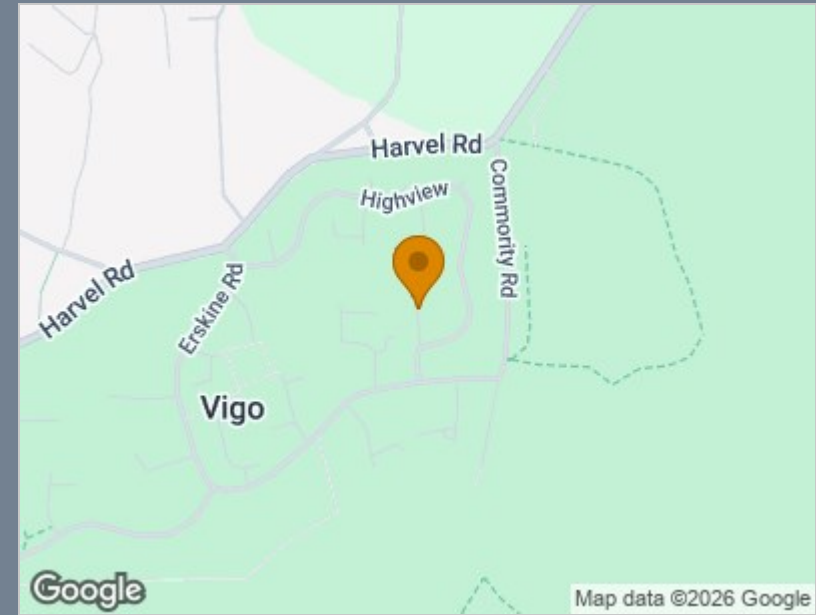
### Ground Floor



### First Floor



Total area: approx. 81.8 sq. metres (881.0 sq. feet)



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

### Viewing

Please contact The Homes Group Office on 01322 875000 if you wish to arrange a viewing appointment for this property or require further information.

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